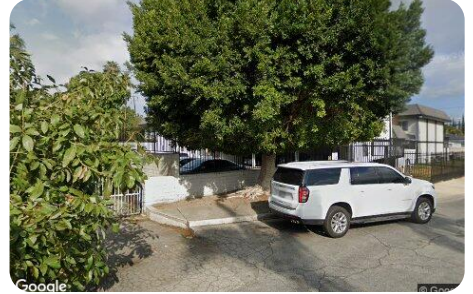


Triplex (3 Units, Any Combination)

RESIDENTIAL

8210 ROSEMEAD BLVD

PICO RIVERA, CA 90660



4

BEDS

3

BATHS

1,778 ft²

LIVING AREA

0.23 ac

LOT SIZE

1953

YEAR BUILT

1

STORIES

TAX & ASSESSMENT

Property Tax	\$6,391 (2025)
Assessed Value	\$327,631
Previous Assessed	\$321,208

PROPERTY FACTS

Property Type	Triplex (3 Units, Any Combination)
Style	Triplex
County	LOS ANGELES
Lot (acres)	0.23

Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 13, 1998	Quitclaim	Quit Claim Transfer			
Jan 6, 1993	Resale	Grant Deed	\$189,000	\$106	\$170K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Magee Academy of Arts & Sciences	Elementary	PK–5	0.3 mi
The STEAM Academy @Burke	Middle	6–8	0.8 mi
El Rancho High School	High	9–12	1.6 mi

District: El Rancho Unified School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 90660

54 CRIME INDEX	109 AIR POLLUTION	59,514 POPULATION	\$77K MEDIAN IN-COME	65°F AVG TEMP	73% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy

Owner occupied